QUITCLAIM DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANFER IS: $140,228.00

X _____
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 30 DAY OF Oct, 2012

_____
Notary Public

My Commission Expires: June 21, 2016

SHERMAN R. HUNTER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

BILL GARRETT, Davidson County
Trans:T20120082902 DEEDQC
Recvd: 10/31/12 11:18 2 pgs
Fees:13.00 Taxes:518.84
20121031-0099966

THIS INSTRUMENT WAS PREPARED BY
Bryan Collins
3916 Rock Creek Drive
Antioch, TN 37013

ADDRESS NEW OWNER AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Bryan K. Collins	Bryan K. Collins	17508004100
3916 Rock Creek Drive	same	
Antioch, TN 37013	same	

FOR AND IN CONSIDERATION OF THE SUM OF $140,228.00, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

I, April Y. Harnett,

HEREINAFTER CALLED THE GRANTORS, HAVE QUITCLAIMED UNTO

Bryan K. Collins,

HEREINAFTER CALLED THE GRANTEES, HIS HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT:

Land in Davidson County, Tennessee, being all of Lot No. 58, on the plan of Hickory Woods Section A, of record in Plat Book 6900, Page 511 and corrected in Book 7582, Page 167, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description of said lot.

Being the same property conveyed to MICHAEL W. THOMAS AND WIFE, APRIL Y. HARNETT, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP by deed from DOUGLAS W. LYELL AND WIFE, CHRISTY M. LYELL of record in Instrument No. 20071102-0129199 on 10/26/2007 and filed for record on 11/02/2007, Register's Office for DAVIDSON County, Tennessee. Also beingthe same property quitclaimed to APRIL Y. HARNETT from MICHAEL W. THOMAS by deed in Instrument No. 20100427-0031700, Register's Office for DAVIDSON County, Tennessee.

INFORMATION PROVIDED BY PARTIES. NO WARRANTY IS PROVIDED AS TO THE ACCURACY OF THIS INFORMATION.

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record (4) building restrictions, and (5) other matters of public record.

This is improved property, known as 3916 Rock Creek Drive, Antioch, TN 37013

IN TESTIMONY WHEREOF I/we have hereunto set my/our hand(s) this 30 day of Oct, 2012.

April Y. Harnett

STATE OF TENNESSEE

COUNTY OF Davidson

Before me, the undersigned Notary Public in and for the County and State aforesaid, personally appeared

April Y. Harnett with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged to be person(s) within named and that ___ executed the foregoing instrument for the purpose therein contained.

Witness my hand and seal this 30 day of Oct, 2012.

Sherman R. Hunter

Notary Public

My commission expires: My Commission Expires: June 21, 2016

SHERMAN R. HUNTER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY